

**Austin Water Utility  
CITY OF AUSTIN**

**AGENDA # 2  
DATE: 4/20/2006**

**RECOMMENDATION FOR  
COUNCIL ACTION**

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**Subject:** Authorize the City Manager to negotiate and execute an agreement between Northtown Municipal Utility District ("Northtown"), Dessau Park Community Water System ("Dessau"), and the City of Austin ("City") for the City's provision of retail water and wastewater service to Dessau.

**Amount and Source of Funding:** Northtown and Dessau will be responsible for the necessary infrastructure improvements. No City funding is required for this agreement.

**Fiscal Note:** A fiscal note is not required.

**Requesting Department:** AWU

**For More Information:**

**Prior Council Action:**

**Boards and Commission Action:** Recommended by Water and Wastewater Commission

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Northtown was created on August 14, 1985, by Order of the Texas Water Commission, predecessor to the TCEQ. Northtown contains approximately 1,224 acres, is located northeast of the City of Austin, in Travis County and is generally bounded by the I-35 East Service Road to its west, Howard Lane to its south and abuts portions of Dessau Road along its eastern boundary. Northtown has approximately 1,200 water and wastewater connections and receives wholesale water and wastewater service from the City for the majority of its service area.

Dessau is a mobile home community park and contains approximately 93 acres that abuts Northtown to Dessau's eastern, western, and northern boundaries. Dessau's southern boundary abuts Howard Lane. TCEQ granted Dessau a water and wastewater certificate of convenience and necessity for the provision of utility service. Dessau has approximately 600 water and wastewater connections, uses ground water for its water service, and owns and operates a wastewater treatment plant for wastewater service.

Northtown, Dessau, and the City agree that it is in the best interests of all the parties for Dessau to become a retail water and wastewater customer of the City. The major points of the agreement include:

1. Dessau would be responsible for the design, construction, and installation of water infrastructure to connect to the City's water system.
2. Dessau would be responsible for the design, construction, and installation of wastewater infrastructure (including lift station and appurtenances) to connect to the City's wastewater system through Northtown's wastewater system.
3. The lift station located in Dessau that would pump its wastewater flows into Northtown's wastewater system would remain a private lift station to be owned, operated, and maintained by Dessau.
4. Northtown MUD would agree to provide pass-through wastewater service to the City, at no cost to the City, for the land that Dessau currently owns.
5. Dessau would be responsible for paying all City fees with the exception of the City's water and wastewater capital recovery fee for the initial connection.
6. Dessau would agree that if it decides to sell the car wash component of Dessau's single lot tract to another entity different than the owner of the mobile home community park that:
  - a. the land would be subdivided in accordance with City ordinances, and
  - b. the car wash lot owner (current or new) would be required to install, at their cost, new water and wastewater connections to the City's system prior to the actual sale of the land and the car wash assets. There would be no waivers of City water and wastewater capital recovery fees for the new connections.

No. 040506-D

**RECOMMEND AUTHORIZATION TO NEGOTIATE AND EXECUTE AN  
AGREEMENT BETWEEN NORTHTOWN MUNICIPAL UTILITY DISTRICT  
(NORTHTOWN), DESSAU PARK COMMUNITY WATER SYSTEM (DESSAU), AND  
THE CITY OF AUSTIN (CITY) FOR THE CITY'S PROVISION OF RETAIL WATER  
AND WASTEWATER SERVICE TO DESSAU**

**April 5, 2006  
REGULAR MEETING  
VOTE: 8-0-0-1**

Motion made by: Warner

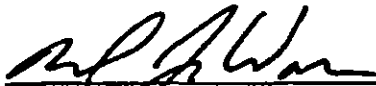
Commissioners Consenting: Coleman, Lee, Gonzalez, Raun, Chan, Friesse,  
Scott-Ryan

Commissioners Dissenting:

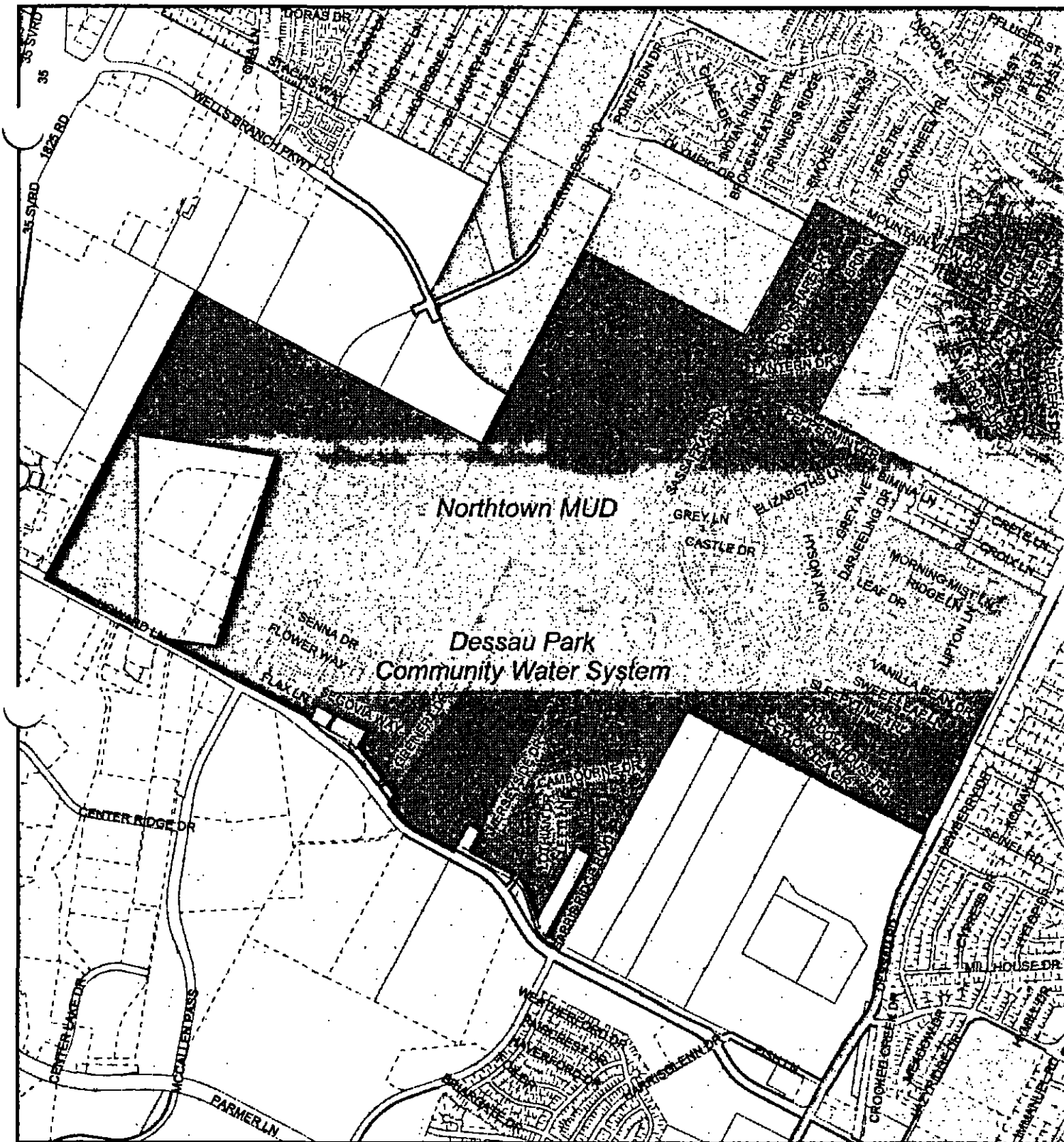
Commissioners Abstaining:









Commissioners Absent: Pool

The Water and Wastewater Commission recommend authorization to negotiate and execute an agreement between Northtown Municipal Utility District (Northtown), Dessau Park Community Water System (Dessau), and the City of Austin, (City) for the City's provision of retail water and wastewater service to Dessau.

  
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Michael Warner, Chairperson  
Water and Wastewater Commission

  
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Date



-  2 Mile ETJ
-  5 Mile ETJ
-  Full-purpose City Limit
-  Limited-purpose City Limit
-  Other City Limit
-  Other ETJ
-  Dessau Park Community Water System
-  Northtown MUD

0 1,000 2,000  
Feet



City of Austin  
Austin Water Utility



March 2005

**Dessau Park**  
**Community Water System**  
Produced by Systems Analysis Division

This map has been produced by the City of Austin for its needs and purposes and is not warranted for any other use. No warranty is made by the City regarding its accuracy or completeness.